



April 21, 2020

Donna George  
Right of Way and Permits  
Xcel Energy  
1123 West 3<sup>rd</sup> Avenue  
Denver, CO 80223

RE: Douglas 234 Filing No. 6 (SUB20-002) – Xcel Energy Referral Comment Responses

Dear Ms. George,

Please accept this letter as our response to comments on Douglas 234 Filing No. 5, Case # SUB20-002 as provided in your letter dated March 31, 2020. Responses to these comments are included in blue beneath the original comments. We have also included responses for outside referral agency comments in this letter.

1. Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the minor development plat for Douglas 234 F5 and requests that a natural gas easement dedicated along Rosebud Drive within the front of all lots in the subdivision. Due to the 6-foot pedestrian access easement shown on the plat, we request that this is changed to an 8-foot utility and pedestrian access easement, where gas can be located in the rear 2-feet of the easement, an area not beneath the sidewalk. Should all dry utilities reside along the front of these lots, the easement must be a minimum of 15-feet wide to accommodate all facilities, now and into the future.  
**RESPONSE: We have revised the easements as requested, please see the Minor Development Plat included with our submittal documents. We have provided 15' utility easements along the internal private drive, Sliceroo Drive. We have revised the existing 8' utility easement to 10' along S. Red Sky Drive. We have revised the existing easements along S. Chambers & Hess Road to be 15' easements.**
2. Please be aware PSCo owns and operates existing natural gas distribution facilities along South Red Sky Drive. The property owner/developer/contractor must complete the application process for any new natural gas service, or modification to existing facilities via [xcelenergy.com/InstallAndConnect.com](http://xcelenergy.com/InstallAndConnect.com). It is then the responsibility of the developer to contact the Designer assigned to the project for approval of design details. Additional easements may need to be acquired by separate document for new facilities.  
**RESPONSE: Acknowledged. We are not proposing any construction with this application until grading permits, etc. are issued by the Town. We acknowledge the application process for new service and the responsibility for design approvals.**

Please let me know if you have any questions concerning this response letter and/or the enclosed documents.

Sincerely,

April 21, 2020  
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RICK ENGINEERING COMPANY

Jack Scanlon, PE  
Principal Project Engineer